

CURVE DATA					
CURVE	RADIUS	ARC LENGTH	DELTA	TANGENT	CHORD BEARING
C-1 (NR)	620.00	191.77	17°43'20"	98.68	N45°41'10"W 191.01
C-2	768.81	185.65	13°50'07"	93.28	N20°53'13"W 185.20

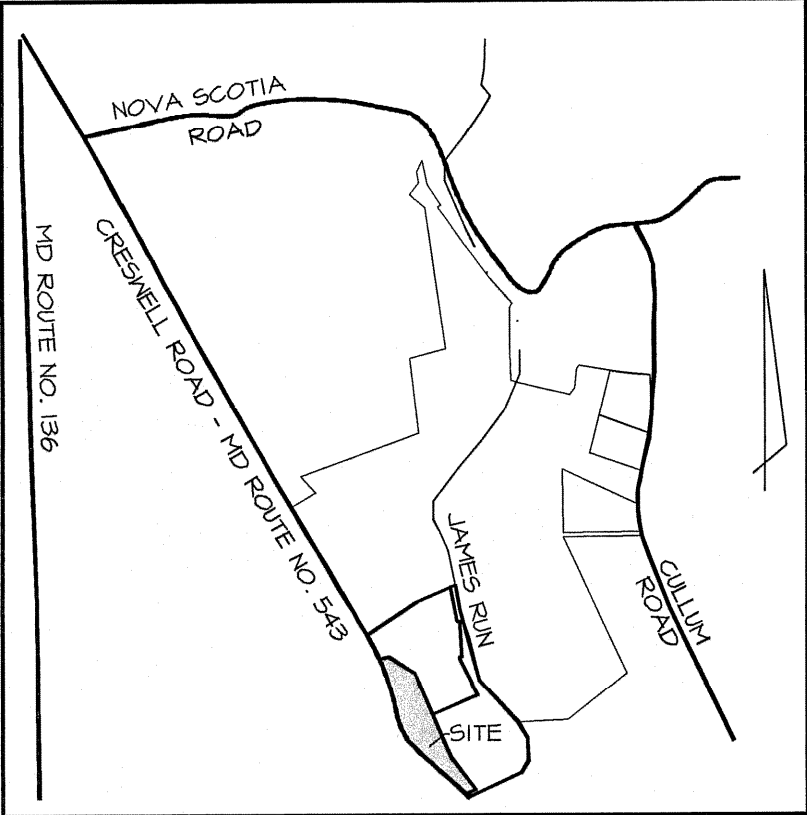
- FRA

FOREST RETENTION LINE

PROPOSED PAVING

SOIL TYPE

100 YEAR FLOOD PLAIN



VICINITY MAP
SCALE: 1" = 1200'

PLAN TYPE	S
PLAN NO.	10-003
SERIES NO.	1
DATE	1-16-10
DAC/DUE	2-3-10

LANDS OF
MARY JANE RICHARDSON
(5066/114)
"NO NEIGHBORING WELLS, SEPTIC
SYSTEMS, AND OR RECORDED SEPTIC
RESERVE AREAS WITHIN 200 FEET
OF THE PROPERTY LINES"

GENERAL NOTES:

- 1) DRIVEWAY ENTRANCE CONSTRUCTION AND LOCATION IS TO BE APPROVED BY THE HARFORD COUNTY DEPARTMENT OF PUBLIC WORKS OR STATE HIGHWAY ADMINISTRATION FOR ALL ENTRANCES FRONTING ON COUNTY OR STATE ROADS.
- 2) THIS SUBDIVISION MUST COMPLY WITH STATE REGULATIONS FOR UNDERGROUND ELECTRICAL DISTRIBUTION AND TELEPHONE SERVICES.
- 3) OWNER: BAYLINE CONSTRUCTION, INC. c/o KENNETH HEAPS
2505 CULLUM ROAD
BEL AIR, MARYLAND 21015
APPLICANT/CONTRACT PURCHASER:
DAVID CULLUM
1521 SOUTHWICH ROAD
BEL AIR, MARYLAND 21015
- 4) PRIVATE SEWER/WATER NULLIFIED WHEN PUBLIC SERVICES ARE AVAILABLE.
- 5) LOTS CREATED AFTER 2/08/1971.
- 6) ZONING: AG
- 7) DEED REFERENCE: 7132/141 PLAT REFERENCE: 132/100
- 8) NUMBER OF LOTS: 1
- 9) #000 DENOTES HOUSE ADDRESS.
- 10) TAX MAP: 51 PARCEL: 78 GRID: 3D
- 11) AREA TABULATION:
TOTAL ENCLOSED AREA = 5.00 AC. or 136,680 S.F. ±
- 12) ALL LIGHTING SHALL BE DIRECTED AWAY FROM ADJACENT LOTS AND ROAD.
- 13) SUBJECT TO BOARD OF APPEALS CASE NO. 5695
- 14) EXISTING USE: RESIDENTIAL (VACANT)
PROPOSED USE: VETERINARY CLINIC
- 15) PARKING REQUIRED: 6 SPACES PER DOCTOR (1 DOCTOR)
PARKING PROVIDED: 7 SPACES, INCLUDES 1 HANDICAP
- 16) NUMBER OF EMPLOYEES: 2 TO 3
- 17) AREA CALCULATIONS:
EXISTING BUILDING COVERAGE = 2170 S.F. (.2%)
PROPOSED BUILDING COVERAGE = 2490 S.F. (.2%)
EXISTING IMPERVIOUS = 1285 S.F. (.6%)
PROPOSED IMPERVIOUS = 4310 S.F. (.7%)

THESE LOTS ARE SUBJECT TO THE STORMWATER MANAGEMENT
REGULATIONS, COUNTY ORDINANCE 01-88, CHAPTER 214, INsofar
AS THE IMPERVIOUS AREA SHALL NOT EXCEED 15% OF THE TOTAL
LOT AREA, THE DOWNSPUTS FROM ALL ROOF LEADERS SHALL
BE DIRECTED TO LAWN AREAS AND 25% OF THE SITE WILL BE
RECORDED AS A FOREST RETENTION AREA

SITE PLAN

#2605 CRESWELL ROAD

CRESWELL
VETERINARY CLINIC

LOT 5
HARFORD FURNACE

FIRST ELECTION DISTRICT HARFORD COUNTY, MARYLAND

Wilson Deegan
& Associates, Inc.
SURVEYORS * ENGINEERS

2309 Belair Road
Fallston, Maryland 21047
PHONE: (410) 893-3700


SCALE: 1" = 50'	DATE: 8/18/2009
JOB NO.: 09015	DRAWN / DESIGN BY: WSTIFLER
SHEET: 1 of 1	CHECKED BY: R.R.W.

NO.	DATE	DESCRIPTION	BY

FLOOD PLAIN NOTE

THE PROPERTY SHOWN HEREON IS LOCATED WITHIN ZONES X AND AE AS SHOWN ON FEMA FLOOD INSURANCE RATE MAP, COMMUNITY PANEL #240250251 D, DATED JANUARY 1, 2000 OF HARFORD COUNTY, MARYLAND (UNINCORPORATED AREAS) PANEL 251 OF 315. ZONE X IS AREA DETERMINED TO BE OUTSIDE 500-YEAR FLOOD PLAIN. ZONE A IS NO BASE FLOOD ELEVATIONS DETERMINED. ZONE AE IS BASE FLOOD ELEVATIONS DETERMINED. "FLOOD HAZARD AREAS OF THE COUNTY MAY BE SUBJECT TO PERIODIC FLOODING. IMPROVEMENTS OF ALL TYPES ON PROPERTY ON WHICH FLOOD PLAINS ARE LOCATED MUST BE IN ACCORDANCE WITH CHAPTER 131 OF THE HARFORD COUNTY CODE, AS AMENDED, AND APPLICABLE REGULATIONS".

PRIOR TO THE ISSUANCE OF A BUILDING PERMIT:

- 1) A WELL SHALL BE DRILLED AND SHALL BE APPROVED BY THE HARFORD COUNTY HEALTH DEPARTMENT.
- 2) A PLOT PLAN DRAWN TO SCALE, SHALL BE SUBMITTED WITH THE SANITARY CONSTRUCTION PERMIT APPLICATION THAT INDICATES THE APPROVED WELL SITE, PROPOSED DWELLING SITE, PROPOSED SEWAGE SYSTEM AREA AND ANY EXISTING WELLS AND/OR SEWAGE SYSTEMS OR WASTE DISPOSAL AREAS LOCATED WITHIN 200 FEET OF THE BOUNDARY OF THE LOT.
- 3)  DENOTES THE WASTE DISPOSAL SYSTEM AREA. NO CONSTRUCTION IS PERMITTED IN THE DESIGNATED AREA. NO CONSTRUCTION WITHIN 30 FEET OF THE WASTE DISPOSAL SYSTEM AREA WITHOUT PERMIT APPROVAL OF THE COUNTY HEALTH DEPARTMENT. EXCEPTIONS UP TO THE WASTE DISPOSAL AREA, BUT NOT WITHIN IT, ARE PERMITTED FOR DRIVEWAYS, UTILITIES AND SHALL PHYSICAL STRUCTURES (TOOL SHEDS, ETC.).

DWG FILE: 09015.LOTS.SP